



REQUEST FOR PROPOSALS

PROFESSIONAL ENVIRONMENTAL SERVICES

1100 West 21st Street and 1239 West 23rd Street, Indianapolis, Indiana

Parcel Nos. 1046298 and 1051057

July 3, 2013

RFP DMD 2013-OCRA-002 Addendum #3

The following are the questions and answers generated from the vendor community. Vendors shall note that only these *written* statements will be binding on the City. These written statements represent the City's official position and supersede any previous oral statements made during any Conference or at any time by City staff.

1. Could you elaborate a bit more on the OSHA health and safety adherence reports requirement?

The chosen vendor will be responsible for reporting all OSHA violations that occur during the project, correcting the violations, and complying with any OSHA compliance procedures.

2. Should the results of the nuisance dust sampling be placed on a 24 hour TAT?

A 24 hour turn-around time is preferred.

3. Section R stated the work area as depicted in Figure 2 – Question is building removal only or removal of all site improvements (pavement and site concrete). Several other notes below discuss or conflict. Section R i. states that the concrete drives and all appurtenances outside of the public right of way shall be removed.

The site contains five total buildings, but only buildings 2, 3, and 5 are being demolished and the concrete drives and all appurtenances outside of the public right of way shall be removed. The Boiler House Building and the Paint Building will remain standing. The concrete surrounding those buildings will remain intact to the extent it is needed to maintain the structural integrity of the Boiler House Building and the Paint Building.

4. Section W. states prior to the onset of demolition activities, all asbestos abatement will be completed. These activities will be completed under a separate contract. At the site visit you indicated that it is a unified bid.

See Provision 9 of RFP DMD 2013-OCRA-002 Addendum #1.

5. Section gg. vendor shall provide protection for all parking areas – Conflicts with Section R i Please confirm that the paving outside of the building limits are to remain.

All parking on the Site is scheduled for demolition. Section gg refers to parking areas “both on and off the property not scheduled for demolition.”

6. Section m. tracked type construction equipment on the pavement...is not permitted?

Tracked type construction equipment is permitted on the Site. Section m. prohibits the use of tracked type construction equipment “on the pavement, including public streets, alleys and sidewalks.”

7. Please confirm that Vendor has no responsibilities outside of buildings 2,3, and 5.

The RFP and subsequent Addenda outline many responsibilities outside of buildings 2, 3, and 5.

8. Are there any other bid documents other than Proposal content 1-8 and Exhibit C to be included in the bid package?

At a minimum, proposals must include the information required under Proposal Content and Exhibit C.

9. You indicated a 5% bid bond shall be included.

See Provisions 2, 3, and 4 of RFP DMD 2013-OCRA-002 Addendum #1 for bond requirements.

10. Addendum 2, Item 4 discusses schedule, it was discussed that the 60 day period for demolition would start upon completion of the asbestos removal work. Is this the case or is it as stated that the demolition and asbestos removal is to be completed within the 60 day timeframe?

The 60 day period for completion of demolition activities will not begin until the completion of asbestos abatement activities. See Provision 4 of RFP DMD 2013-OCRA-002 Addendum #2.

11. Can the City identify how many water and sewer lines currently are active to the facility (how many cuts are required).

No, the Vendor will be responsible for identifying and properly abandoning all water and sewer lines to the site.

12. Can the City identify how many wells need to closed?

The City has not installed any monitoring wells at the site to date. Vendor will be responsible for properly abandoning any monitoring wells encountered at the Site.

13. Is the on-site security required 25 hours and 7 days a week until completion?

The VENDOR shall secure the site and provide on-site security staff during the 24 hour period immediately prior to the start of demolition.

14. The RFP addresses concrete from previous structures...can the city identify these structures?

No concrete from previously demolished structures is known. Any concrete encountered during demolition shall be completely removed and backfilled to grade.

15. We have a sub-contractor agreement and we will have a letter of intent (with total demo cost) in-place from them for the demolition portion of this project. [Subcontractor] will be subcontracting services to raze buildings 2,3, and 5 to a major excavating company. For the purposes of this submittal, will [Bidder] need to show that [Subcontractor] has a sub-contractor agreement/letter of intent in-place with [excavating company] or alternatively is it acceptable to simply submit the letter of intent we will have with [Subcontractor]?

The Letter of Intent with Subcontractor is sufficient so long as it is a final bid that binds Subcontractor to perform the work at the price. The bids must also conform with the requirements of Provision 6 of RFP DMD 2013-OCRA-002 Addendum #2.

16. The Phase II portion of the project requires groundwater samples be analyzed for RCRA 8 Metals. Will the analysis occur as total metal, dissolved metals, or both?

Analysis for both total and dissolved metals is preferred. However, the Vendor should use its professional expertise to propose the exact scope of the Phase II Environmental Site Assessment.



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Acknowledge receipt of **Request for Proposals DMD 2013-OCRA-002, Addendum #1, Addendum #2, and Addendum #3** by signing below and submitting with the proposal. Failure to do so may result in your proposal being found non-responsive.

Signature: _____

Printed Name: _____

Company Name: _____

Date: _____